

CERTIFICATE OF PUBLICATION

From THE NEWS-POST

Frederick, Md.

NO 29,203 Equity

LAW OFFICES
McKEEVER, FITZPATRICK AND CANADA
CHARTERED

TRUSTEE'S SALE

Trustee's Sale of valuable unimproved real estate located in Frederick County, Maryland. By virtue of the power and authority contained in a certain Deed of Trust from Ed Jacobsen Jr., Inc., a Maryland corporation, dated the 22nd day of May, 1978, and recorded in Book 1051 at page 621, et seq., among the Land Records for Frederick County, Maryland; and default having occurred in the payment of the obligation secured thereby, such default involving a condition upon which the Deed of Trust provides that a sale be made, and at the request of the holder of the Note secured thereby, the Substitute Trustee hereinafter named will sell, at public auction, on the 23rd day of July, 1979, at 10:00 a.m., E.D.T., in front of the Courthouse door of the Circuit Court for Frederick County, Maryland, located in Frederick, Maryland, all that land and premises described in the aforesaid Deed of Trust, more particularly described and known as follows:

Lot numbered Thirty-Five (35) in a subdivision known as Section Five-A, "HILLCREST ORCHARDS", as per plat recorded in Plat Book 15, at Plat 23, among the Land Records of Frederick County, Maryland.

TERMS OF SALE: This advertisement, as amended or supplemented by any oral announcements during the conduct of the sale, constitutes the Substitute Trustee's entire statement relative to the premises described herein and the terms and conditions upon which such premises shall be offered for sale, sold or purchased. The Substitute Trustee reserves the unqualified right to withdraw the premises at any time prior to sale. In the event the Substitute Trustee determines that any opening bid is not commensurate with the value of the premises, he may reject the same and withdraw the premises from sale. The highest bidder acknowledged by the Substitute Trustee shall be the purchaser. In the event of any dispute among the bidders, the Substitute Trustee shall have the sole and final discretion either to determine the successful bidder or to then and there re-offer and resell the premises.

The premises are sold subject to any and all covenants, conditions, restrictions, easements, rights-of-way and limitations of record.

A deposit of \$2,500.00 in cash, certified check or some other form of exchange acceptable to the Substitute Trustee, in the sole and absolute exercise of his discretion, will be required from the purchaser at the time of sale, with the balance of the purchase price, together with interest on such balance at the rate of eight percentum (8%) per annum from the date of sale to the date of settlement, to be paid in cash or equivalent current funds at the date of settlement.

All state and local real estate taxes and other public charges, regular and special assessments and the like shall be adjusted to the date of sale and thereafter assumed by the purchaser. All state and local transfer taxes, documentary taxes, recording taxes and fees shall be paid by the purchaser. The cost of title examination, attorneys' fees, conveyancing fees, notary fees and all other costs incident to the settlement, of whatsoever kind or amount, shall be paid by the purchaser.

Settlement and compliance with the terms of sale shall be made within ten (10) days following final ratification of the sale by the Circuit Court for Frederick County, Maryland, TIME BEING OF THE ESSENCE: otherwise, in addition to any other remedies available to the Substitute Trustee at law or in equity, the Substitute Trustee may, at his election, declare the deposit forfeited and resell the premises at the risk and cost of the defaulting purchaser, and in such event the defaulting purchaser shall be liable for the payment of any deficiency plus all costs and expenses of both sales.

Prospective bidders and other interested parties may obtain additional or more detailed information concerning this sale by contacting the attorneys for the Substitute Trustee during normal business hours at 342 Hungerford Court, Rockville, Maryland 20850, or by telephone at (301) 762-1600.

G. VANN CANADA, JR.

Substitute Trustee

McKEEVER, FITZPATRICK AND

CANADA, CHARTERED

Attorneys for the Substitute

Trustee

By: SCOTT C. REED
 342 Hungerford Court
 Rockville, Maryland 20850
 (301) 762-1600

This is to certify that the annexed Trustee's Sale

..... was published in News-Post
 & newspapers published in Frederick County, at least once in
 each of three successive weeks, the first such publication hav-
 ing been made not less than 15 days prior to sale, and the last
 such publication being made not more than one week prior to
 the 23rd day of July 1979.

THE NEWS-POST

Filed
August 24, 1979 Per *Janai R. Bassler*
 Janai R. Bassler